



TOWN OF KNIGHTDALE
Old Town Advisory Committee
7:00 pm
Thursday, April, 9 2015
207 Main Street
Knightdale, NC 27545

MINUTES

I. CALL TO ORDER

At 7:00 pm Mr. Hills called the meeting to order.

II. ROLL CALL

The following members were present:

Randy Jones, Rev. Adrian Dixon, Mayor Billy Wilder, and Brandon McLean

LURB Member Liaison present: Mr. Pete Mangum

Town Council Members present: Councilor Randy Young

Staff Members present: Mr. Chris Hills, Ms. Courtney Jenkins, and Mr. Jason Brown

Others present: Michael Marsh, 101 Second Avenue

III. APPROVAL OF MINUTES

A. December 11, 2014

Rev. Dixon Motioned to Approve, seconded by Mr. McLean, motion carried unanimously.

B. February 12, 2015

Rev. Dixon Motioned to Approve, seconded by Mr. Jones, motion carried unanimously.

IV. ADMINISTRATIVE ITEMS

A. Membership Term Status

Mr. Hills reviewed member's status and welcomed new members.

B. Leadership Appointments

1. Election of Chair – Mr. McLean nominated Mayor Wilder, seconded by Rev. Dixon motion carried unanimously.

2. Election of Vice-Chair – Mr. McLean was elected vice-chair unanimously.

V. OLD BUSINESS

- A. CDBG - Main Street Sidewalk Update – Mr. Hills provided a report that work is continuing along Main Street as weather allows. Concrete is should be completed next week, and then grading and asphalt in the next few weeks. Chairman Wilder commented that the contractor has done a good job working with citizens and property owners.

- B. CrossTies Initiative (John Rex Endowment Grant) Update

Mr. Hills described the grant, which is to increase the ability to walk to the Farmer's Market. Farmer's Market is set to begin May 30th and it will be an afternoon market from 2-6 PM. Town is working with NCDOT regarding the sidewalk portion. Conversation pursued regarding the produce and market. It was suggested that a Parks and Recreation Representative attend a future meeting.

- C. Hair Junction Area Sidewalk Improvement Update

Mr. Hills, on behalf of Mr. Boone, provided a status update regarding the sidewalk improvement at the Hair Junction. Mr. Hills reported that the bid has been received and awarded. Staff is waiting for the contractor to become an official vendor and once completed the project will take about 2 weeks to complete.

- D. Community Helpers Update

Mr. Hills explained the current issues regarding Community Helpers. He reported an increase Police presence. Mr. Hills explained his idea regarding a lotter to keep people from getting there really early. Mr. Jones suggested rotating hours and it was agreed that something needed to be done to mitigate negative impact on the community.

- E. Main Street Light

Mr. Hills reported that the new street light has been installed on Smithfield Road, Staff requested the longest arm possible and to angle the fixture towards the street. Chairman Wilder feels it has improved the situation and the committee can continue to observe the lighting situation.

- F. Old Town Banners

Mr. Hills stated that the Town is close to finalizing the designs for banners in Knightdale Station Park. The banners will include branding, but also highlight upcoming events. Staff will request feedback once the banners have been installed.

- G. Front Yard Parking

Mr. Brown presented preliminary research on how other municipalities are addressing front yard parking. Mr. Hills explained the research was conducted as

requested by P&E. Staff will continue the process with P&E and Town Council. Councilor Young supported an ordinance change and likes Wake Forest's standards. Mr. Mangum does not want to see the problem simply shifted to side and rear yards.

VI. NEW BUSINESS

A. N. First Avenue Rezoning

Mr. Brown presented the proposed First Avenue rezoning. Staff would like the committee to recommend approval of the rezoning to the Town Council. Chairman Wilder spoke to his concern regarding the proximity of businesses right in front of the children's play area, additional traffic, and it could potentially put families in harm's way. He believes there are some good ideas but cannot fully support because the location is not ideal. Councilor Young stated he sees it different, he feels it will enhance the park especially families with the addition of an ice cream shop, sandwich shop, etc.; it will make the area a destination. Mr. Marsh does not support because the area was supposed to be an arboretum, and that was what was promised to Mayor Wilder. He expressed his concern with restaurants' proximity to the playground.

Mr. Mangum stated he wants to see Old Town revitalized and this gives the Town a unique opportunity to create a true downtown vibe, the park has already been such a wonderful asset to the area, it is not about what was once promised it is about what is best for the Town of Knightdale's citizens. Mr. Marsh stated he was still on the fence and doesn't feel that Mayor Wilder would have sold land for this purpose. He questioned Mr. Mangum's association with the project since he is on LURB. Mr. Mangum clarified that he will recuse himself from the LURB conversation and voting, even though he is not the applicant for the rezoning. Chairman Wilder still believes the park should remain open space. He also expressed his concern with the Town Council not providing full direction.

Mr. Jones suggested one way around traffic circle. Mr. Hills stated that the Town appreciates the feedback; there is a lot of parking that is not utilized. Chairman Wilder thinks there is not enough "appropriate" parking for moms with young children. Councilor Young indicated that the plan does create more parking. He stated that he would fully support another playground for the park. Mr. Marsh stated that he is disappointed in how the situation has been handled and does not support Mayor Wilder being misled. Chairman Wilder stated that he still feels misled, but at the end of the day he does not harbor ill will towards anyone and

does want what is best for the Town. He thinks the conceptual plans are good in theory, as long as they are followed through properly.

Mr. Hills stated the Town will have the power in this process to ensure the spirit and intent of the ordinance is met. He requested the committee to make a motion to recommend approval or denial to the Town Council at this time.

Mr. McLean motioned to approve, Mr. Jones seconded the motion, none opposed, motion passes.

VII. MEMBER INQUIRIES/REPORTS

- A. Staff Follow-Up on Previous Month's Inquiries
- B. New Inquiries/Reports

Mayor Wilder inquired about re-surfacing for Smithfield Road.

Mr. Hills replied that he will investigate and follow up with the Committee.

VIII. ADJOURNMENT

Having reached the end of the evening's agenda and hearing no further discussion, Chairman Wilder motioned to adjourn the meeting at 8:18 p.m.

Attest, Chairman of the Old Town Advisory Committee, Billy Wilder

Clerk to the Old Town Advisory Committee